

Property Address:

  


**Purchase Price**

Price of the property along with the address, community & zip code.

\$

**Renovation Cost**

Itemized budget for repairs, improvements, labor & materials – form provided.

\$

**Closing Cost**

Costs for the property when purchased and when it sold – total in.

\$

**Taxes**

Monthly real estate property tax cost – 8 months.

\$

**Insurance**

HOI – Homeowners insurance cost – 1 year prepaid.

\$

**Utilities**

Budget for gas, electric, water, sewer, lawn care & snow removal – 8 months.

\$

**Interest**

8 months payments are “prepaid” in advance. No payment to lender for 8 months.

\$

**Pre-Payment**

Pre-payment penalty of 6 months interest for “LIFE” of loan and a 5 yr balloon payment.

\$

**Broker**

Real estate commission is based on projected sale price - 7% on first 100K, 5% on balance.

\$

**Seller Help**

Contribution to buyer’s closing costs.

\$

**Renovation Cost Total**

Total renovation cost from all the above entries.

\$

**Re-Sale Price**

Projected sales price.

\$

**Renovation Cost Total**

Copy entry from **Renovation Cost Total** above.

\$

**Profit**

Subtract **Renovation Cost Total** from **Re-Sale Price**.

\$

**Loan Amount Requested**

Total Loan Requested from Kriss Investments.

\$

**LTV %**

Loan to Value Ratio Percentage – 60 % to 65% maximum LTV.

%